

Lafayette Site A

Brownfield Cleanup Program

Site No. C203178

1920 Turnbull Avenue

Bronx, New York



Department of
Environmental
Conservation

June 2026

Environmental Cleanup to begin at Brownfield Site

Action is about to begin that will address contamination related to the Lafayette Site A site (“site”) located at 1920 Turnbull Avenue, Bronx, NY, 10473. Please see the map for the site location. The cleanup activities will be performed by GDC Strada Castle Hill JV I LLC, Castle Hill Acquisition I LLC, and Castle Hill Owner II LLC (“applicants”) with oversight provided by the New York State Department of Environmental Conservation (NYSDEC). NYSDEC has determined that the Remedial Action Work Plan (RAWP) protects public health and the environment and has approved the plan.

- Access the approved RAWP, and other project documents online through the DECinfo Locator: <https://extapps.dec.ny.gov/data/DecDocs/C203178/>.
- Documents also are available at the location(s) identified under “Where to Find Information.”

Remedial activities are expected to begin in June 2026 and last about 6-9 months.

Highlights of the Upcoming Cleanup Activities

The goal of the cleanup action for the site is to achieve a Track 2 Restricted Residential Use cleanup that protects public health and the environment. The key components of the remedy are:

- Excavation and offsite disposal of approximately 6,500 cubic yards (CY) of soil exceeding Restricted Residential Soil Cleanup Objectives (RRSCOs);
- Groundwater dewatering, in compliance with city, state, and federal laws and regulations;
- Collection and analysis of post-excavation soil samples to document the effectiveness of the remedy;
- Importation of clean fill meeting the established Soil Cleanup Objectives to replace the excavated soil and establish the designed grades at the site;
- Implementation of a Site Management Plan (SMP) for long term maintenance of the remedial systems; and
- Recording of an Environmental Easement to ensure proper use of the site and compliance with the SMP.

A site-specific health and safety plan (HASP) and Community Air Monitoring Plan (CAMP) will be implemented during remediation activities. The HASP and CAMP establish procedures to protect on-site workers and residents and include required air monitoring as well as dust and odor suppression measures.

Next Steps

After the applicants complete the cleanup activities, they will prepare a Final Engineering Report (FER) and submit it to the NYSDEC. The FER will describe the cleanup activities completed and certify that cleanup requirements have been achieved or will be achieved.

When NYSDEC is satisfied that cleanup requirements have been achieved or will be achieved for the Site, it will approve the FER. NYSDEC will then issue a Certificate of Completion to the applicants. The applicants would be able to redevelop the Site in conjunction with receiving a Certificate of Completion.

In addition, the applicants would be eligible for tax credits to offset the costs of performing cleanup activities and for redevelopment of the Site.

NYSDEC will issue a fact sheet that describes the content of the FER. The fact sheet will identify any institutional controls (for example, environmental easements) or engineering controls (for example, a site cover) necessary at the site in relation to the issuance of the Certificate of Completion.

NYSDEC will keep the public informed throughout the cleanup of the site.

Site Description

The approximately 0.266 acres site is identified as Block 3672, Lot 40 on the Bronx Tax Map. Historically, the site was part of an area-wide tidal river wetland system that was filled during the mid-1950s to create the Soundview neighborhood of the Bronx. The site is bounded by Turnbull Avenue to the north, a 14-story mixed-use apartment building to the east, a Brownfield Cleanup Site (Lafayette Site B, site no. C203179) to the south, and White Plains Road to the west. Currently, the site is utilized as a parking lot for the adjacent offsite multifamily residential building. The majority of the site is paved with asphalt and concrete, with limited areas of landscaping.

The proposed development will include the construction of a 22-story mixed-use building containing 228 affordable housing units.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the site ID, C203178) at:

<https://appfactory.dec.ny.gov/DERExternalSearch/ERDSearch>

Brownfield Cleanup Program

New York's Brownfield Cleanup Program (BCP) encourages the voluntary cleanup of contaminated properties known as "brownfields" so that they can be reused and redeveloped. These uses may include recreation, housing, business or other uses. A brownfield site is any real property where a contaminant is present at levels exceeding the soil cleanup objectives or other health-based or environmental standards, criteria or guidance adopted by DEC that are applicable based on the reasonably anticipated use of the property, in accordance with applicable regulations.

For more information about the BCP, visit:

<https://dec.ny.gov/environmental-protection/site-cleanup/brownfield-and-state-superfund-programs/brownfield>

Stay Informed with DEC Delivers

We encourage you to share this fact sheet with neighbors and tenants, and/or post this fact sheet in a prominent area of your building for others to see.

Sign up to receive site updates by email:

<https://dec.ny.gov/environmental-protection/site-cleanup/regional-remediation-project-information/environmental-cleanup-email-newsletters>

Note: Please disregard if you already have signed up and received this fact sheet electronically.

DECinfo Locator

Interactive map to access DEC documents and public data about the environmental quality of specific sites: <https://dec.ny.gov/maps/interactive-maps/decinfo-locator>

CONTACT INFORMATION

Project-Related Questions

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Project-Related Health Questions

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BEEI@health.ny.gov

WHERE TO FIND INFORMATION

Access project documents through the DECinfo Locator and at these location(s):
<https://extapps.dec.ny.gov/data/DecDocs/C203178/>

The Soundview Branch of the New York Public Library

660 Soundview Ave
Bronx, NY 10473
(718) 589-0880

Bronx Community Board 9

1967 Turnbull Avenue, Suite 201
Bronx, NY 10473
bx09@cb.nyc.gov
(718) 823-3034

Site Location





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